

Mr Justin Doyle
Chair, Sydney South Planning Panel
c/o Panels Secretariat
Sydney NSW 2001

Dear Mr Doyle

Alteration of Gateway determination for Planning Proposal to amend Fairfield Local Environmental Plan 2013 – Greenway Supacenta – (PP_2017_FAIRF_003_00)

I refer to the panel decision made on 22 February 2018, as Planning Proposal Authority, to request an Alteration of Gateway Determination for the planning proposal – Greenway Supacenta (PP_2017_FAIRF_003_00).

As delegate of the Greater Sydney Commission, under section 3.34(7) of the *Environmental Planning and Assessment Act 1979* (the Act), I have altered clause 1 of the Gateway determination to restrict the gross floor space area to a maximum of 500m² for retail premises.

I have enclosed the Alteration of the Gateway.

If you have any questions regarding this matter, please contact Mr Adrian Hohenzollern of this office on (02) 9860 1505.

Yours sincerely



Ann-Maree Carruthers
Director, Sydney Region West
Planning Services

21/3/18

Encl: Alteration to Gateway Determination

Alteration of Gateway Determination

Planning Proposal: PP_2017_FAIRF_003_00: to introduce a Schedule 1 amendment to permit additional uses and limit the size of shops for a portion of land within the Greenway Supacentra.

I, Director, Sydney Region West at the Department of Planning and Environment as delegate of the Greater Sydney Commission, have determined under section 3.34(7) of the *Environmental Planning and Assessment Act 1979* ("EP&A Act") to alter the Gateway determination dated 25 May 2017 (as since altered) for the proposed amendment to the Fairfield Local Environmental Plan 2013 as follows:

1. Delete:

"condition 1"

and replace with:

a new "condition 1"

"Prior to community consultation, the Sydney Western City Planning Panel as the Planning Proposal Authority is to amend the planning proposal to:

- a) restrict the gross floor space area to a maximum of 500m² for retail premises, and in calculating the gross floor space ratio of a retail premises the gross floor space ratio of any adjoining retail premises by direct access is to be included; and
- b) address the Western City District Plan."

Dated 21 day of March 2018.



Ann-Maree Carruthers
Director, Sydney Region West
Planning Services
Department of Planning and Environment

Delegate of the Greater Sydney Commission